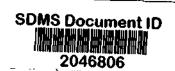
# UNITED STATES ENVIRONMENTAL PROTECTION AGENCY



REGION 8
999 18<sup>TH</sup> STREET- SUITE 300
DENVER, CO 80202-2466
Phone 800-227-8917
http://www.epa.gov/region08



JUN - 6 2005

Ref: 8EPR-SR

CERTIFIED MAIL

ERIC ALSTAD 730 FRANKLIN ST DENVER, CO 80218

Dear ERIC:

Our records indicate that you are the owner of the following residential rental property(ies):

#### 3430 LAWRENCE ST

These residential properties are located within the Vasquez Blvd, Interstate 70 (VB/I-70) Superfund Site at which EPA is removing and replacing soils with elevated lead and/or arsenic. The purpose of this action is to reduce human health risks associated with these contaminants. From EPA's studies, it was found that each property must be sampled to determine if increased risk to human health exists at that property. If the soil sampling finds levels of lead and arsenic above our cleanup levels established for the VB/I-70 Superfund site, EPA will remove and replace the top 12 inches of soil on the property. After the cleanup has been completed, EPA will landscape with sod and/or mulches as agreed to by the homeowner. EPA is planning to complete soil cleanups this year.

Despite numerous attempts to obtain access to your property, EPA has not received your approval to sample your property(ies). Please sign and return the enclosed access form and include a phone number where you can be reached. When we receive this signed document, EPA will have your permission to sample your property, and if necessary, to conduct the soil cleanup. Please return the signed access from to:

USEPA Victor Ketellapper (8EPR-SR) 999 18th St. Suite 300 Denver, CO 80027

After the results of the soil sampling have been received, EPA will share the sampling results with you. If the results find that a soil removal is needed, an EPA representative will contact you to prepare a restoration/landscaping plan prior to starting the cleanup work.

Under EPA's Policy Towards Owners of Residential Property at Superfund Sites, dated July 3, 1991, EPA may exercise its discretion in not pursuing residential property owners for the cost of the clean up of their property when they have not caused or contributed to such contamination. As a result, EPA has cleaned up hundreds of residential properties at the VB/70 Superfund Site at no cost to the residential property owner. EPA has the ability to order a property owner to give it access and may enforce such an order in federal court. If EPA finds it necessary to issue an order to obtain access, the above mentioned Policy would not apply and the homeowner could be held liable for all costs relating to the cleanup, including the cost of cleanup, sampling costs and the costs incurred by EPA in obtaining access to the property.

Please contact Victor Ketellapper, Project Manager or myself if you have any questions regarding this letter. Victor's phone number is (303)312-6578. I can be reached at (303)312-6518.

Sincerely,

Karen Kellen

**Enforcement Attorney** 



## UNITED STATES ENVIRONMENTAL PROTECTION AGENCY

Victor Ketellapper Phone 800-227-8917 http://www.epa.gov/region08

#### CONSENT FOR ACCESS TO PROPERTY

Name: ERIC ALSTAD (or current property owner)

Location of Property: 3430 LAWRENCE ST

I consent to officers, employees, and authorized representatives of the United States Environmental Protection Agency (EPA) entering and having continued access to the above referenced property for the purpose of taking samples of soil on the Site.

I realize that these actions are undertaken pursuant to EPA's response and enforcement responsibilities under the Comprehensive Environmental Response, Compensation and Liability Act (CERCLA or Superfund), 42 U.S.C. § 9601 et seq.

ERIC ALSTAD

Printed Name

303 329 3389

Phone Number

Signature

6-6-05

Date



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REGION 8 Victor Ketellapper Phone 800-227-8917 http://www.epa.gov/region08

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Printed Name	
Phone Number	
Signature	Date

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SENDER:  Complete items 1 and/or 2 for additional services.  Complete items 3, 4a, and 4b.  Print your name and address on the reverse of this form so that w.card to you.  Attach this form to the front of the mailpiece, or on the back if spapermit.  Write *Return Receipt Requested* on the mailpiece below the article The Return Receipt will show to whom the article was delivered a delivered.	I also wish to receive the following services (for an extra fee):  1.  Addressee's Address 2.  Restricted Delivery Consult postmaster for fee.		
3. Article Addressed to: 700		0005 9385	7882
MR. ERIC ALSTAD 730 FRANKLIN STREET DENVER, CO 80218	4b. Service Registere Express Return Re	ed .	Certified Insured COD
EPASIR 19 JUN - 7 2005	7. Date of D	elivery /OS	
5. Received By: (Print Name)	8. Addresse and fee is	e's Address (Only i paid)	if requested
6. Signature: (Addressee or Agent)  PS Form 3811, Degember 1994	02595-97-B-0179	Domestic Ret	urn Rece